

**Domenica Ariad**  
**-Universal-**

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# PAFOS

Set apart from the lower town and main tourist area, this historic old quarter offers a more laid-back vibe as well as several cultural attractions.

Although it is just 2 miles (3 kilometers) from the main seafront tourist area, Paphos City Center or Ktima as it is known locally, feels a world away. Take a stroll around this charming and laid-back part of town to see elegant, colonial-era constructions and the modern commercial center of town.

Ktima is the perfect antidote for people looking to escape the busier, livelier and more tourist-heavy district of Kato Paphos or Lower Paphos. Wander around the city center bars and traditional restaurants. Pause for a coffee in a café with a harbor view.

While you're here, browse the edible goods on offer at the municipal market. The "agora" as the locals call it is where Paphos residents go to shop for groceries.

With its many narrow lanes and its relatively small size, Paphos City Center is best explored on foot. If you don't want to walk uphill to get here, ride a local bus from the harbor instead.





# DOMENICA ARIAD

"Domenica Ariad" consists of 27 apartments, over three floors, with a large communal overflow swimming pool, landscaped gardens and an outdoor snack bar.

The complex is located in the sought after area of Universal in Pafos, the most popular area for short terms rentals in Cyprus and one of the most popular for permanent living in Pafos.

The large public green area opposite the plot offers unobstructed sea-view, enhancing the feel of tranquility and creating a secluded environment for the residents.

"Domenica Ariad" is located only a few minutes' drive from Pafos Town Centre and within walking distance from Iasis Private Hospital, Neapolis University and the sea.

With developments in Universal enjoying higher rental yields and capital appreciation in the last years, "Domenica Ariad" is a great opportunity for both independent buyers and investors.















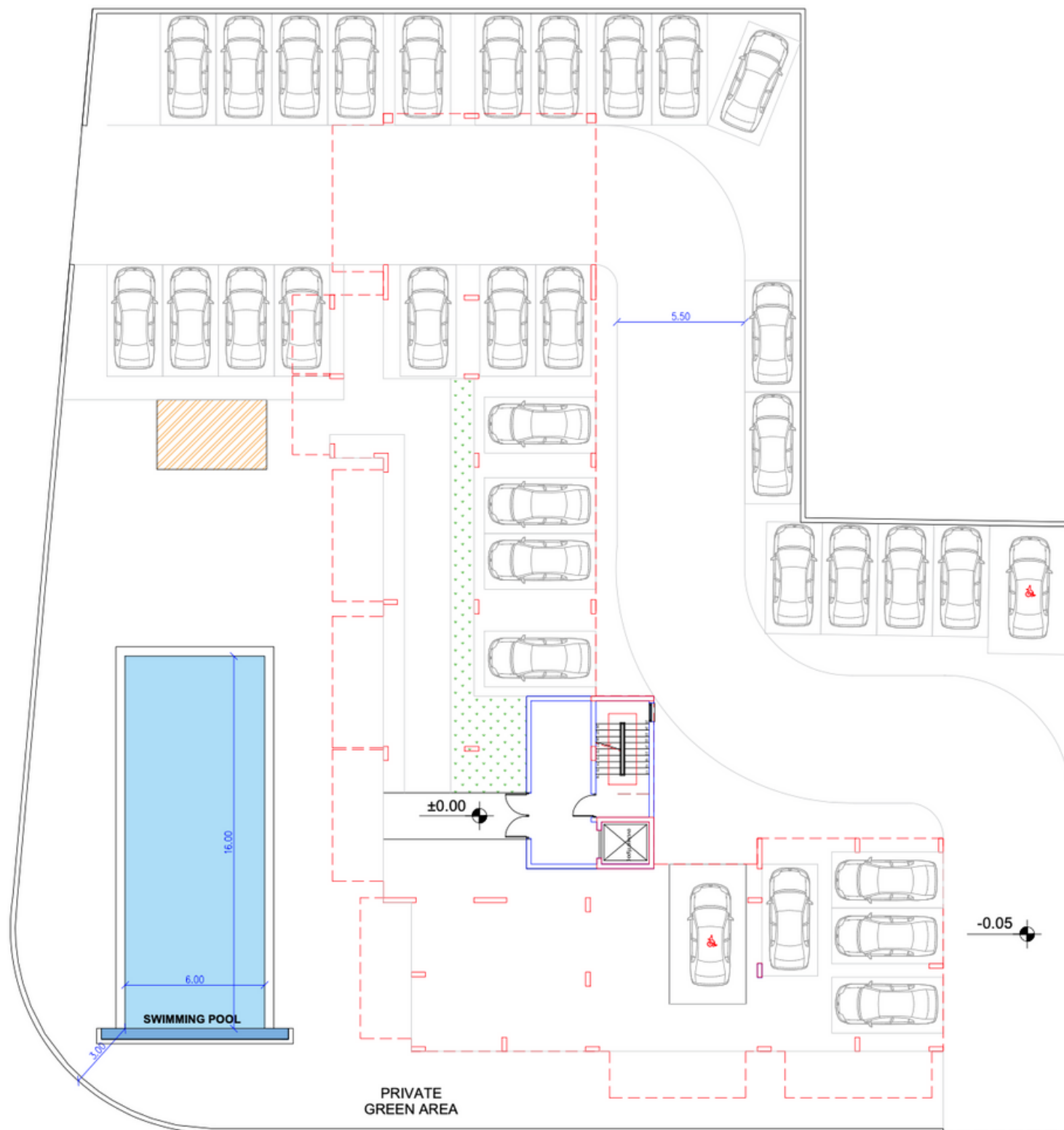






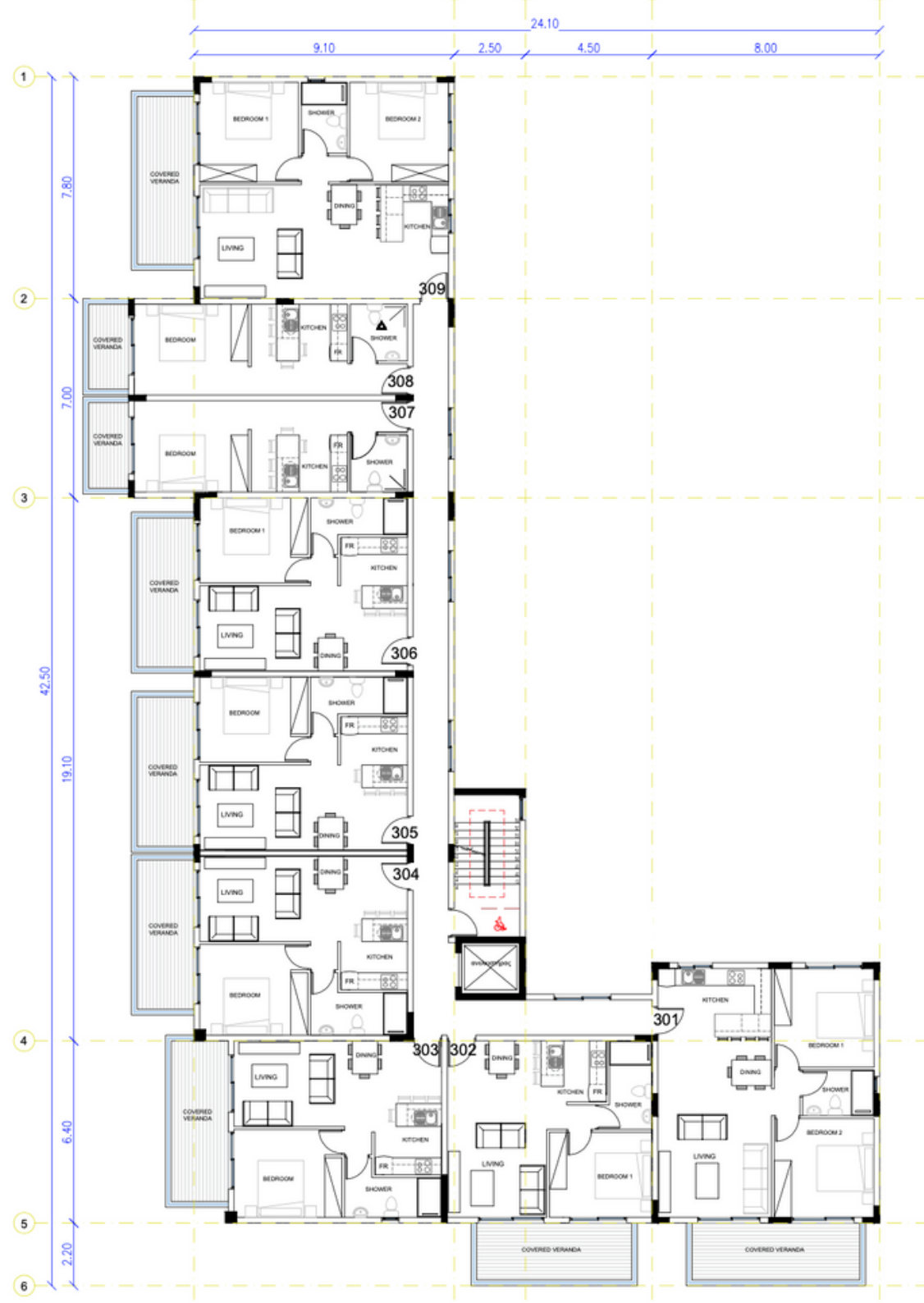


# Master plan

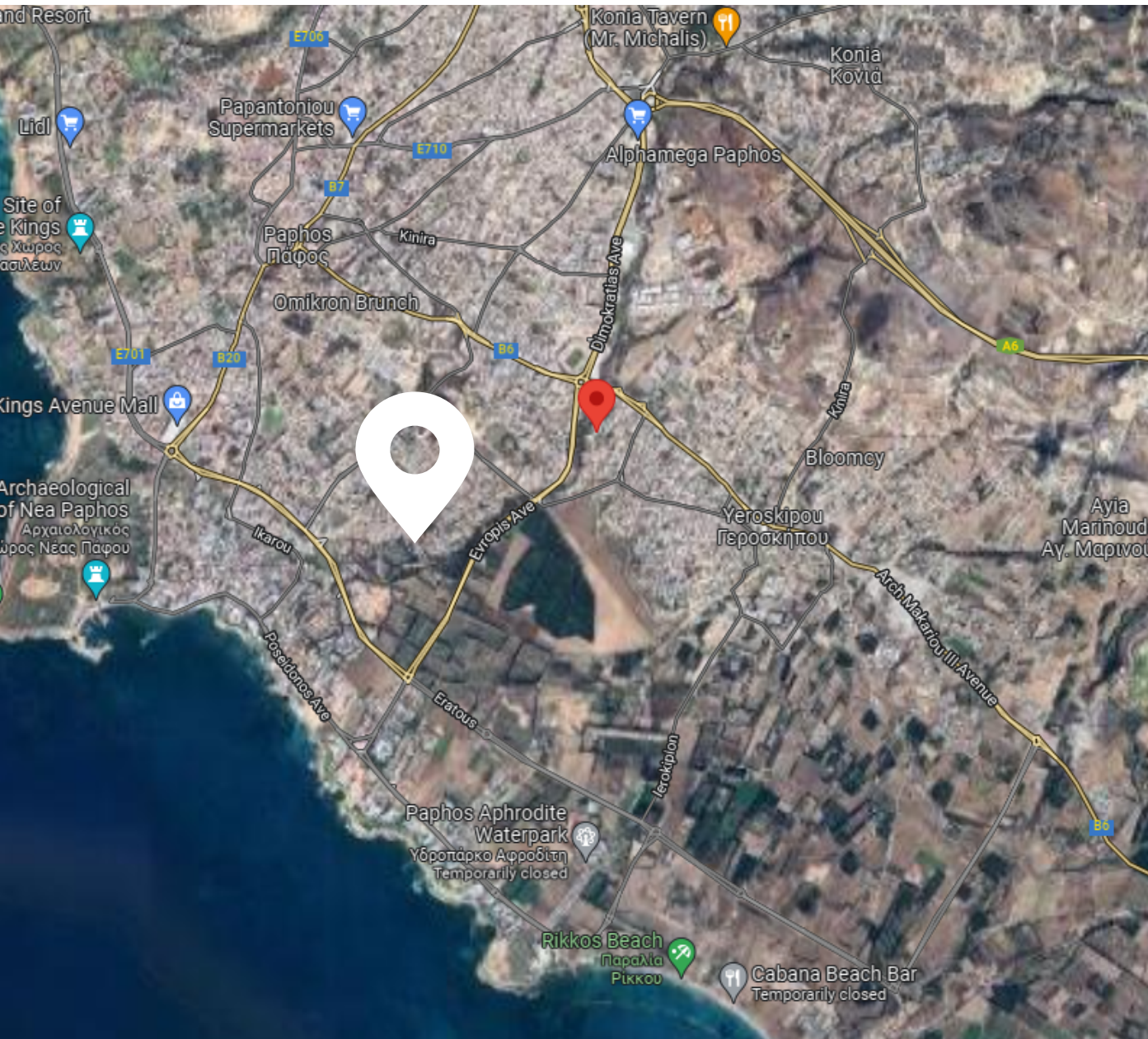




# FLOOR PLAN



# LOCATION



CITY CENTER  
1KM



BEACH  
1KM



AIRPORT  
10KM



RESTAURANT  
100m



SUPERMARKET  
100m



SCHOOL  
300m



GOLF COURSE  
5KM



# DOMENICA ARIAD



## SPECIFICATIONS

- *Studio, 1-Bedroom and 2-Bedroom flats*
- *Contemporary Architectural Design*
- *Upgraded thermal aluminium series*
- *Tailor made kitchen design*
- *Wide range of imported ceramic tiles and marbles*
- *Branded sanitary ware*
- *Provisions for central heating and A/C*
- *Energy saving designed property*
- *Overflow swimming pool*
- *Snack bar*
- *Opposite a large public green area*
- *In the heart of the sought after Universal area in Pafos*